

Commercial Real Estate, LLC

RESTAURANT SALE OPPORTUNITY



900 Conestoga Road, Bryn Mawr, PA

HIGHLIGHTS:

- Popular Bryn Mawr restaurant for Sale!
- Currently operating as Flip & Baileys Bar & Grill
- 2-story building with basement.
- Brick and Steel Structure.
- Parcel Number 36-07-05143-00 205; 36-07-05144-00 207; 36-07-05145-00-209; 36-07-04358-00 902; 36-07-04359-00 904
- Building Constructed in 1935 Renovation in 2007
- Business generates \$1,000,000.00 in sales
- Building, Townhome, Business & Liquor License
- Inclusive Sale Price: \$1,650,000.00

\$1,550,000.00

FOR INFORMATION, CONTACT:

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| Demographics | Radius Statistics | | |
|--------------------------|--------------------------|-----------|-----------------|
| <u>Population</u> | 1 Mile | 3 Miles | 5 Miles |
| 2017 Total Population: | 15,665 | 68,307 | 217,352 |
| 2022 Population: | 15,852 | 69,363 | 220,488 |
| Pop Growth 2017-2022: | 1.19% | 1.55% | 1.44% |
| Average Age: | 33.6 | 38.8 | 40.1 |
| <u>Households</u> | 1 Mile | 3 Miles | <u> 5 Miles</u> |
| 2017 Total Households: | 4,864 | 24,047 | 83,013 |
| HH Growth 2017-2022 | 1.54% | 1.77% | 1.53% |
| Median Household Income: | \$102,383 | \$114,554 | \$101,318 |
| Avg. Household Size: | 2.3 | 2.4 | 2.5 |
| 2017 Avg. HH Vehicles: | 2 | 2 | 2 |
| <u>Housing</u> | <u>1 Mile</u> | 3 Miles | 5 Miles |

\$551,109 \$530,396



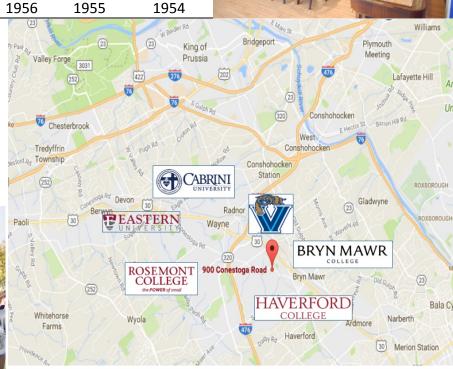
LOCATION HIGHLIGHTS:

Median Home Value:

Median Year Built:

- Located in Radnor Township, PA
- Within 3.5 miles of Six Local Colleges and Universities
- Convenient to Route 476 (Blue Route)/Route 30 (Lancaster Avenue) Interchange.





\$377,885